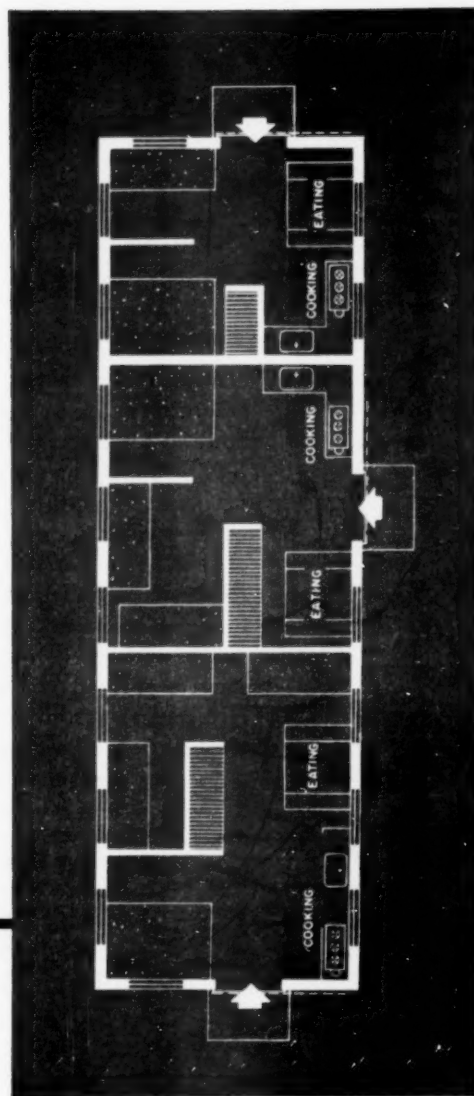


Housing for MIGRANT FARM WORKERS

CORNELL MISCELLANEOUS BULLETIN 15



Preface

This publication has been prepared for use by growers, food processors, architects, contractors, lumber dealers, county agricultural agents, and law enforcement personnel who may have occasion to plan, build, or inspect housing for migrant farm workers.

A review of the use of seasonal help, legislation affecting the employment of such help, and the economic and community problems involved is given.

Designs for housing structures and camp layouts are shown, and methods of construction are discussed. These plans have been developed in response to requests from growers who want to improve their housing, and from lumber dealers who have been asked for assistance.

The authors wish to acknowledge the help they have received from progressive growers, county agricultural agents, and the State Departments of Health, Labor, and Social Welfare. Their suggestions and critical review of the plans have been of great value.

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Housing for Migrant Farm Workers

RUBY M. LOPER and HOWARD E. THOMAS

"Aside from the bounty of Nature there is no single factor which contributes so much to the production of our food as labor. It is obvious, in fact, that without labor even Nature's bounty would fail miserably of providing us with our sustenance."¹

THE PRESENT MIGRANT LABOR FORCE

It is estimated that almost 125,000 extra seasonal workers are required to harvest the variety of New York State's seasonal crops during the peak period in August and September. Migrant workers constitute approximately 30,000 of that total.

Approximately three fourths of the migrants employed in New York State are Negroes from the South. Most of them come from Florida, and a few are from Georgia, the Carolinas, and Alabama. The remainder are workers from Pennsylvania, urban New York, and other areas.

The bulk of the migrant work force arrives in New York during the harvest season in mid-

summer and early fall; a few, however, come in the spring and stay through the crop-planting, cultivating, and harvesting cycle. The average length of stay is about 10 weeks.

Most of the migrant workers in the State are employed in four regions where fruits or vegetables, or both, are grown. These include: Long Island, primarily a vegetable-producing area; the Hudson River Valley, a fruit-growing section where vegetables are becoming increasingly important; the central New York pea and bean country; and western New York, an area producing a wide variety of fruits and vegetable crops.

GROWTH IN IMPORTANCE OF THE MIGRANT WORKER IN NEW YORK STATE

Although migrants have worked in New York State for over a third of a century, they did not become an important part of the total farm labor force until the 1930s. But from 1930 to 1940, a number of changes in urban and rural areas greatly increased their importance as a labor force.

One change was the decrease in the numbers of workers from nearby cities. Many who had formerly been available during the peak seasons of farm production were more attracted by

city employment and preferred to stay in urban areas. Also, many second-generation Americans were less interested in farm work than their parents had been.

Another change was the great increase in acreage of crops that required hand labor for harvesting.

A third — and possibly the most important — change was the increased need for migrant la-

¹New York's Harvest Labor for Period 1943-1948, Interdepartmental Committee on Farm and Food Processing Labor, State Office Building, Albany, New York.

borers in the Florida fruit and vegetable areas. Migrants from many southeastern states found work there for the winter and spring months.

To find summer and fall employment, many workers moved northward as the crop season progressed, arriving eventually in New York.

A REVIEW OF THE HOUSING SITUATION

When migrants first started working in New York State, there arose the problem of how to house these seasonal workers. Indications are that the first migrant camp was built between 1910 and 1915 in the central New York pea and bean area.

Low farm incomes following World War I and continuing through the Depression years of the 1930s made it financially impossible to build proper housing for migrant labor — or to make improvements on existing buildings.

With the beginning of World War II, a shortage of migrant workers occurred. Many of the younger men went into the armed forces. Others were attracted by the higher wages and better living conditions offered by industry. Simultaneously, the need for farm help rose sharply, owing to the all-out food production program.

Realizing that the labor shortage was jeopardizing this nationwide food program, the federal and state governments took steps to provide better living facilities and to improve working conditions. Hard-to-get materials were released for the construction of new migrant camps, old C.C.C. camps were remodeled, and recruiting

and operating assistance was made available to growers.

Though government assistance somewhat alleviated the situation, it was still very difficult to provide sufficient housing. Overcrowding of workers resulted. Overcrowding, plus lack of sufficient supervisory personnel, and the general unrest that accompanies a war period, resulted in excessive damage to buildings. Such repairs as were made were done with the feeling that "things might be as bad as ever next week."

After World War II, the buildings constructed or remodeled with assistance from the federal and state governments were no longer needed for a coordinated food production program. Subsequently, a number of them were sold to the highest bidders or legally transferred to growers, food processors, and others. The new owners moved these buildings to the sites of their operations, but materials shortages and high costs retarded needed improvements.

Consequently, much of the housing for migrant labor in existence today shows definite signs of "patching." With few exceptions, housing in use before and since World War II needs replacing or major alterations and repairs.

MIGRANTS' REACTION TO HOUSING

Records show that migrants tend to return to work for growers who provide suitable living quarters. They work for those who have poor housing only when they can find nothing else.

Most migrant laborers now travel in family groups — father, mother, children, and occasionally relatives. The prevailing type of housing — single room or barrack quarters used for groups of the same sex — is generally not suit-

able for the family unit. Recruitment of good workers is thus becoming more difficult.

New York farmers are realizing that good housing attracts reliable help and that, over a period of a few years, it costs less to provide better housing than it does to operate without good help. Employers who slight their housing problems are likely to find it increasingly difficult to secure the help they need.

FACTORS THAT DISCOURAGE IMPROVEMENT OF MIGRANT HOUSING

A number of influences operate to discourage the improvement of migrant housing.

No one acquainted with the problem can ignore the fact that many of the workers tend to destroy property, to litter camp grounds, to misuse facilities, and to be generally uncooperative in keeping camps "good." An understanding of the reasons behind such actions is necessary before any solution can be developed.

The root of most difficulties seems to be the migrants' lack of understanding. They do not understand how to use the facilities, why clean

camps are important, or what is expected of them in the way of housekeeping or caring for buildings and grounds. It is wrong to assume that all migrants do know these things.

If the employer takes the time to instruct his employees in the correct use of facilities, and explains why certain things should be done, it will pay dividends. To rebuke or chide a migrant for unintentional damage embarrasses and antagonizes him and often may result in intentional damage of the property later.

FACTORS INFLUENCING MIGRANTS' BEHAVIOR

As has been mentioned, many of the migrants were not born in New York State, nor have they lived here. It must be remembered that many come from backgrounds that are radically different from those of people in the rural areas of New York State. To migrants, New Yorkers do strange things and, on the other hand, migrants are often a puzzle to people in the community.

Migrant workers tend to react as they always have done—they try to avoid giving offense. When their behavior is misunderstood, they become confused, anxious, and frustrated. Scoldings or ridicule only intensify these feelings. The workers are likely to promise anything or to agree with whatever is being said, although understanding little of it, simply to escape unpleasantness. This accounts for much of their so-called "unreliableness" and their failure to cooperate in maintaining "good" camp conditions.

Discrimination against migrants also affects their behavior. They hear much of "equality," of fair, impartial treatment in the North—and are then often subjected to discriminatory practices in theaters, taverns, restaurants, and other places. Baffled and disappointed, they give vent to their feelings by destroying the nearest available item: camp property.

Many people behave differently when they are away from their own community, church, and family ties. The migrant is no exception. When he is removed from the normal influences of home and community life, he behaves with less restraint. He is often bored, and to escape monotony and the restrictions he thinks exist, he resorts to drinking or to gambling, or both. Too often, serious trouble results that might have been averted by simple programs of recreation or community camp life.

Insecurity makes people do strange things. Even at best, a migrant's lot is insecure. He has no assurance of a steady job or of regular earnings, of food for next week's meals, of education for his children, of adequate medical or dental care. Rainy or unusually cold weather means loss of work, which produces worry and fear. When he is fearful, insecure, or disturbed, a migrant will behave just as other people do under similar conditions.

It is important to remember that migrants are people. It is just as essential to establish good relationships with them as it is to furnish full employment, satisfactory wages, good housing, and convenient facilities. Growers who treat their workers with thoughtfulness find migrants react quickly to consideration and to courteous efforts to make them feel welcome and at home.

Frequent, short, friendly visits indicate an interest in their welfare. This is an indispensable part of good worker morale.

When this interest is combined with good housing, the migrants are assured that the grow-

ers recognize them as people and not just mere cogs in a machine. Efficient work, respect for the owners' property, and voluntary cooperation usually result; and maximum production is possible.

STATE LEGISLATION DEALING WITH SEASONAL WORKERS

Certain problems that affect local citizens arise whenever a mass movement of people occurs. The state government, in its role of protector of its citizens, always attempts to foresee these problems and to enact legislation to prevent outbreaks of disease or disorder and, at the same time, to protect the rights and property of the public. State governments also have a moral obligation to protect citizens from other states when they are within their boundaries. For these reasons, the New York state legislature has enacted a number of laws dealing with the employment of migrant workers. These laws, and the services outlined in them, facilitate the protection of farmers, their workers, and the public.

Some of the requirements in existing legislation affecting farmers and seasonal workers are as follows:

- "The Sanitary Code Established by the Public Health Council of the State of New York" — Chapter VII — states that a permit to operate must be obtained for every farm labor camp occupied by 10 or more persons, and outlines the sanitary and health standards that must be met before a permit will be issued
- Permits to operate are issued only after camps have been inspected by health officials and the sanitary conditions have been found to be satisfactory. General supervision of the inspection and permit program is by the Central Office of the State Department of Health, Albany, New York
- Sanitary standards also must be maintained after a permit is issued
- The Public Health Law permits the State Health Department to request an injunction from the courts to close any camp operating

without a permit or in violation of the Law, or the Sanitary Code, or both

- Properties that house fewer than 10 farm workers are not regularly inspected, but many of them are visited by representatives of the State Department of Health. Information regarding them is recorded, and advice concerning needed changes is given to the operator
- The Department of Labor requires, under Section 212a of the State Labor Law, that each labor contractor or employer who brings into the State and (or) employs 10 or more out-of-state workers must register with the State Department of Labor. This provision does not apply to importation of persons who are not residents of the United States, such as Puerto Ricans and British West Indians. Forms are available from the county agricultural agent or from the State Department of Labor in Albany
- The New York State Department of Labor also enforces certain rules and regulations providing for the sanitation of living quarters in cannery labor camps (which are considered factories) in accordance with the requirements of the Labor Law (Industrial Code, Bulletin Number 3)
- The Department of Labor also is responsible for the enforcement of the law requiring full payment of wages (Sections 196 and 197 of the Labor Law) and of the law forbidding children under 14 to work on farms other than the home farm, and requiring children aged 14 and 15 to obtain farm work permits (Section 131 of the Labor Law)
- Camps operating migrant child-care programs must have such centers licensed by the State

Department of Social Welfare as required by Social Welfare Law, Section 390

- The state police inspect each farm labor camp in the State at least once every two weeks. They enforce the laws of the State, including traffic laws relating to the transportation

of workers, licensing of nonresident trucks, and driving licenses

Growers planning migrant labor housing will find a study of these laws helpful. An understanding of the requirements can prevent costly mistakes.²

INVESTMENT IN RELATION TO PRODUCTION

Although the State's laws are specific with regard to those things that concern the public, there are certain decisions that growers or groups of growers must decide for themselves. The decisions are affected by the practical limitations of investment.

It usually proves costly to build without definite, careful planning. Sound answers to the general problems of migrant housing have been found. The solution to specific cases will depend largely upon how these answers can be adapted to fit individual circumstances.

The practical limits of investment in migrant housing are influenced by four main considerations:

- Farming operations
- Possible technological changes
- Amount and type of housing now available
- Multiple uses of the buildings

A thorough study of these considerations often indicates the amount and kind of construction that will best meet the needs of the individual grower or group of producers.

Farming Operations

The type and size of the farming operations determine the number of workers needed and the length of their stay. All these in turn will influence the kind and amount of housing needed. For example, if operations continue into the late fall months, the grower may have to provide heating.

Possible Technological Changes

Possible changes in farming methods cannot be ignored. Technological progress may reduce the number of seasonal workers needed. But

even with mechanization that may eliminate some of the "stoop" labor tasks, it is doubtful whether complete mechanization will be feasible for all crops. This is particularly true in cases requiring critical judgment decisions as well as repetitive manual motions. The harvesting of fruits, berries, and some vegetables requires selective decisions concerning quality and stage of maturity. Mechanical harvesting of these crops is not practical at present, nor does it seem reasonable to think that it will be practical in the near future.

Housing Now Available

Growers sometimes have one or more buildings on their farms that can be converted into adequate housing, if the number of workers to be housed is not too great.

One-story structures are easier to adapt than are two-story buildings. Two-story housing requires stairways; and stairways — no matter how well they may be proportioned and built — always create accident hazards. Two-story buildings require provisions for escape in case of fire. Another difficulty with two-story structures is the transmission of noise from one floor to another.

When considering the remodeling of existing buildings, their location becomes important. Usually buildings that are part of a farmstead are near either the operator's residence or the livestock structures. It may be desirable to move such buildings to another location in order to protect the owner's privacy, and to provide more space and privacy for the migrants.

²Requests for copies of these laws or questions concerning them should be addressed to Harry N. Haight, Executive Secretary of the Interdepartmental Committee on Farm and Food Processing Labor, State Office Building, Albany, New York.

Too often the provision of privacy for the workers is overlooked. Privacy is necessary for all people — whether owners or migrants. Overcrowding in the buildings or in the placement of buildings is as costly in worker production efficiency as it is in stabling animals, growing plants, or raising flowers.

Multiple Uses of the Buildings

Often a practical solution to the investment problem is to design and construct buildings that may be used for other purposes when the migrants are not living in them. Storage of supplies and equipment and the repair of farm machinery are two such uses. Usually multiple

use is easier to achieve with new construction than with remodeling.

Amortization of Investment

Regardless of which type of housing is provided, if the cost is figured on a spread of 10 years — the estimated usual life of migrant housing — growers find that the annual cost is reasonable and the total investment is sound. Multiple use, however, allows part of the cost to be charged to other operations. If the designing is done carefully, and use is made of modern materials and modern building methods, the life span of the structures can be increased appreciably.

PLANNING MIGRANT HOUSING

The basic facts previously mentioned apply to all migrant housing — whether the housing is supplied by the grower on his own place or by a group of growers in the form of a labor camp. Most of the specific points discussed on the following pages are also applicable to both types of set-up. A few of the points are more important to the success of a large camp than to a small one or a grower's individual layout, but these are self-evident.

Fundamental Considerations

As has been stated, migrants are people — working away from home, and lacking the security of steady employment. They are willing to work, and will do so profitably if they have living conditions that contribute to worker efficiency. They cannot be expected to work efficiently if they do not have adequate facilities for eating, sleeping, relaxing, and keeping clean. Neither will they do their best work if they are worried about the care of their small children during the day. If, when they return from work, they are subjected to criticism they do not understand or think is unjust, their efficiency will decrease the next day.

Location

Housing should not be located close to a heavily traveled road. Traffic noise and dust make

the workers uncomfortable and prevent necessary physical rest.

Water Supply

An abundant supply of pure running water is essential for cooking, bathing, and washing dishes and clothes. The more convenient and plentiful the water supply, the more satisfied the workers will be.

Most farmer workers return from the fields hot, tired, and dirty. Showers are relaxing and help the worker rest better during the night. Growers who have provided showers report that their crews feel better and do more work.

Meals

A worker must be well fed if he is to do good work. It is important, therefore, to plan carefully where, how, and by whom the food is to be prepared and served. All sorts of difficulties can arise over food preparation if cooking is done in a central place. This is especially true in crowded, underequipped units. Such food centers, if used for both cooking and eating, should be planned on the basis of from 18 to 20 square feet of floor space per person. Anything less than this amount has proved unsatisfactory.

Migrants who travel in family groups prefer to cook and eat their meals in their own quar-

ters, rather than in a central place. If at all possible, new construction should be designed to include kitchen space.

Garbage and Trash Disposal

It is necessary that the grower provide adequate, easily accessible means for disposing of table refuse. Every employer should realize its importance from the standpoint of health, convenience, and worker morale. Workers who are hurrying to the fields or cleaning up after a meal are not likely to see the importance of carrying garbage 30 or 40 steps to a disposal can. Therefore, an adequate supply of garbage cans, conveniently placed, with an explanation of their function and the reason why they should be used, has paid off for many operators.

The grower has a definite responsibility in arranging for periodic removal of garbage from the cans.

Clean grounds cannot be expected unless provision has been made for the burning of trash. Safe trash burners should be located where smoke will not be blown towards sleeping quarters.

Lighting

Adequate night illumination of the camp ground is important, in order to prevent accidents and to discourage undesirable visitors. The location of the lights should be determined after the buildings are constructed so that the illumination is distributed where it is needed.

Wiring

All wiring, both inside the buildings and out-of-doors, should be done as specified by the National Electric Code. Local authorities should be contacted to inspect the wiring before the system is used.

Telephone Service

The camp manager needs a telephone in order to schedule the workers and operate the camp efficiently. An additional pay-station phone should be installed for the workers' use. This pay phone should be located where the workers can reach it at any time — day or night. The omission of a phone that the migrants can use often causes trouble in the community, for

neighbors are hesitant about letting workers use their personal phones.

Camp Management

Housing should be ready when the workers arrive. They often resent having to wait for buildings to be cleaned or for the equipment to be moved in. If they arrive in the evening, they will be tired and will want to get settled quickly so they will be rested by morning. If they arrive in the morning, a delay in being able to unpack sometimes means the loss of a half day's work and pay.

A definite understanding with the workers should be reached before they move in. The agreement should be unmistakably clear so that the worker may know exactly what is expected of him and what he may expect in return. It should include an explanation of wages — the rate of pay and when he will be paid; the housing and furnishings to be supplied by the owner, and what the worker is expected to supply; and rules regarding camp maintenance, as well as those regarding cleanliness, order, and conduct. Opportunity should be given for questions, and answers should be explicit.

These things may seem unimportant when the workers arrive, but it has been proved that a definite understanding reached at this time will prevent serious and perhaps costly interruptions later on.

Proper camp management is important. The successful housing of migrants depends largely upon the supervision it receives; and, on the other hand, well-supervised housing tends to attract good workers. Rules should be clearly and simply stated, and posted where everyone can see them. Once posted, rules should be enforced. Regular inspections should be made. Those who refuse to cooperate should be dismissed promptly. Workers who remain will do better work and have more respect for the employer.

Factors That Influence Camp Layout

Two types of factors need consideration when developing plans for a labor camp. These are the physical plant itself and the human behavior

patterns of the people who will live in the camp. Some behavior patterns have already been discussed, but there are others, based on migrants' previous living conditions, that influence the design and placement of buildings.

The physical plant

The location of the site, the planting, the traffic routes, the kinds of buildings and their arrangement, the play areas for children, and the recreation areas for adults are all important.

Site

A well-drained, sunny site with a gentle slope, and oriented so that prevailing winds can be a help rather than a hindrance, has proved most successful.

Good drainage is of paramount importance. The area should not be subject to flooding either by streams or by excessive surface run-off. Damp, muddy locations may lower the morale of the occupants and may create serious maintenance problems. Low sites should be avoided as they are often damp and sometimes mosquito-ridden, as well as hot and humid.

Trees for shade and soil suitable for grass are desirable. Too often, camps have been built where there are no trees, and the buildings are then often unbearably hot. The absence of grass results in excessive dust that in turn lowers the workers' respect for the owner's property. Migrants are no different from other people in their reaction to the appearance and comfort of the places where they live — even though they occupy the quarters temporarily.

Proximity to highway

Accessibility to public highways is important so that traffic to and from work will be convenient and not too time-consuming. A distance of 100 yards or more between the buildings and heavily traveled highways is recommended. Traffic noises then will not be too disturbing to the workers. This distance also reduces the possibilities of small children being injured by passing cars.

The distance from the road need not be so great for sites bordering secondary roads.

Plantings

Trees and shrubs between the buildings and the road improve appearance, provide shade and privacy, and are appreciated by the workers and the public.

Entrance driveway

There should be only one driveway into the camp area for successful camp operation. A camp manager's building, facing the driveway and set back far enough from the drive to provide space for growers' trucks, implements the assignment of workers in the morning and their check-in at the end of the day.

Unauthorized and undesirable camp visitors will be hesitant about entering a camp that has only one entrance — particularly when the camp manager can see all who come and go.

Building arrangement

Studies have shown that there are definite minimum and maximum desirable distances between certain types of structures. This is particularly true with regard to the sanitary facilities. No living unit should be more than 150 feet from toilet facilities and bath houses. In camps where meals are prepared in a central structure, this building should be at least 100 feet from the toilets and bath houses.

In large camps this may necessitate more than one toilet and wash house in order to provide sufficient space around each living unit and to prevent any one living unit from being too close to the sanitary facilities.

If the living quarters are staggered, rather than lined up in straight rows, they will have better ventilation and more privacy. Convenient play space for children and rest space for adults also will be possible. All of these influence the dependability and efficiency of the workers.

Child care and play areas

The care and supervision of small children can be accomplished best if definite areas are set aside for these activities. Desirable locations and amounts of space needed for each should be considered from the start of the planning.

Play areas for older, more active children require more space than the child-care center. The

play areas and the child-care center should be far enough away from each other so that the noise in the play areas will not disturb the infants and small children in the child-care center. If the play areas are located at the rear or at one side of the main camp area, accident hazards due to traffic in and around camp will be reduced.

A central location is recommended for the child-care center so that parents may reach it easily when leaving children in the morning or calling for them after work.

Dining area

If meals are served to workers, the dining hall should be near the manager's office so that the morning pickup of the workers is not delayed.

Recreation area

All people need some way of filling their leisure time. Here again migrants are no different from others except that their need for diversion is intensified because they are transient. The permanent resident has his yard, his garden and various community activities to occupy his time. The migrant does not have these opportunities; therefore some provision for adult recreation is advisable. Competitive games such as baseball and horseshoes require small investment. If workers have space and facilities for active sports, they will make fewer trips to town and taverns for amusement, and misunderstandings with others in the community may be avoided.

Frictions that may arise within the camp also may be prevented if the workers have an opportunity to focus their interest on other activities.

Factors Influencing the Design and Construction of Buildings

There are four main factors that require consideration in designing migrant housing structures. These are

- The size of the investment, which must be kept within practical limits
- The materials and methods of construction
- The space requirements that will meet health standards

- The cultural or human behavior patterns of the migrants, which often differ from those of the employer

Each of these factors has a number of ramifications, some of which may at first seem to be directly opposed to one another. However, with careful designing, it is possible to develop structures that will meet most of the requirements, and at the same time stay within practical limits. The designs shown in this publication give possible solutions of the problem. In general, the reasoning that led to the development of these designs was as follows:

Investment

Since the average length of occupancy is 10 weeks, other possible uses of the buildings for the remaining 42 weeks of the year seem desirable.

Migrants are employed mainly for hand work, and the tools and equipment they use are small. Storage space is needed for baskets, lugs, crates, sacks, ladders, and similar items during the seasons when migrants are not present. Supplies of seed, spray materials, and fertilizers also must be stored—at least for short periods—at a time when the migrants are not employed. All of these supplies are clean; therefore it seemed logical to design the structures for the dual uses of human housing and supply storage. In this way, investment for additional special storage structures can be avoided.

Materials and Methods of Construction

Fire hazards, sanitation problems, and flexibility in the use of space were considered from the beginning. Concrete or cinder blocks were selected for the exterior walls, and the floors are shown as concrete slabs. The floor slab continues through the doorways, eliminating the use of thresholds and permitting easier cleaning of the building. The doors are a 4-foot, sliding, barn door type, hung from tracks on the outside. The overlap at the bottom prevents the entrance of rain water at that point. The width contributes to easy delivery and removal of the items that may be stored in the buildings.

The closet partitions can be unbolted and stacked in sections. If army or navy type double bunk beds are used, they also may be taken down and stacked. In this way, large areas of floor space are freed for storage purposes.

When the structures are being readied for migrant occupancy, they may be cleaned thoroughly and easily before the partitions and beds are put back into place.

Cement-asbestos board or sheet metal is specified for counter tops and on the walls behind the stoves in those buildings that have kitchens. Fires due to grease-soaked walls have occurred in camps where this precaution was not taken.

Roof construction requires standard lengths of materials. The spans are short enough to eliminate the need for trussing and extra supports. Single pitch built-up roofs are less expensive than gable roofs, and their maintenance will be at a minimum. White or light-colored gravel is recommended for the finish coat on the roof. The lighter the color, the greater its reflective value and consequently the greater its insulation value against the sun's heat.

Painting also will be at a minimum as there is only a small amount of exposed wood surface. If cinder blocks are used for the exterior walls, two coats of cement paint are recommended at the time of construction as a means of waterproofing. Unless cinder block is waterproofed, the buildings may be damp during rainy seasons. Concrete blocks also should be waterproofed as a precaution against dampness, even though they are more impervious to moisture than cinder blocks are.

Space Requirements

An allowance of 30 to 40 square feet of floor space per person has been accepted as a standard for the design of sleeping quarters. The standard minimum for window areas is 10 per cent of the floor area.

In the designs shown in this publication, a minimum of 36 square feet of floor area per person is allowed for those structures planned for adults only, and the window area is $14\frac{1}{2}$ per cent of the floor area. All windows can be

opened. On warm nights when exterior doors might be left open, the ventilation area is increased by another 11 per cent.

Screens are specified for all openings. They should not be omitted. Some workers remove screens because they think the screens reduce ventilation. In such cases the employer should explain that the screens keep out flies, mosquitoes, and other insects that may spread disease or interfere with the workers' sleep. Once the purpose of screens is understood, the migrant will usually leave them in place.

The floor space has been arranged and subdivided so that free areas are left for chairs and a few tables. Provision for letter writing, card games, and reading is important to maintain morale within the group.

All farm workers appreciate a place for their luggage, clothing, and other personal belongings. A few conveniently located shelves and hang-rods do a lot toward making help more contented — and productive. Frictions among individuals can be avoided if the space for the storage of personal belongings is arranged so that specific areas can be assigned to each person. This has been considered in the plans shown. The shelves and hanging spaces have been planned and located so that they subdivide the rooms into units. Such an arrangement makes it possible for workers to have semi-privacy if they so desire.

In the plans containing kitchen space, provision has been made for the storage of supplies and of cooking and eating utensils. Counters large enough for work space and for a three-burner, table-type kerosene stove are included.

Detailed discussion of the space and its uses is given with each plan shown on the following pages.

Cultural patterns of migrants

An understanding of the living customs of migrants is necessary if the housing planned for them is to be satisfactory. As noted, these customs are often at considerable variance with those of their employers.

For example, the migrant family often has

lived under conditions where personal safety out-of-doors is not an accepted fact. They may feel safer if at night they can walk close to the side of a building. For that reason, double-hung windows are used for the large openings rather than casement windows, even though the latter would afford better ventilation. The sills of the windows are higher than is customary in dwellings in rural areas of the State, for migrants are uneasy in buildings where window sills are low enough to provide easy access from outside.

Another difference between the living patterns of migrants and northern growers' families is in the amount of privacy desired. The migrant family is not accustomed to private sleeping quarters. Migrants have had to live in crowded conditions where the walls necessary for privacy were financially impossible. They have also lived in areas where summer temperatures were high both

night and day. The addition of walls would have decreased ventilation to the point where restful sleep would have been impossible. Consequently the family may not want the space assigned to them subdivided by full height partitions. If the weather is unusually warm, they may alter full height walls. This is not a destructive intent on their part, but rather a result of trying to obtain a cooler place in which to sleep.

All of these factors were considered when the following designs were developed. The text with each design explains more fully the specific problems presented by each type of structure and the manner in which these problems have been solved.

Complete working drawings showing the necessary construction details are available as indicated on the back of the cover page.

PLANS FOR MIGRANT LABOR HOUSING

On the following pages are illustrations of a suggested camp layout, living quarters for migrant families and for groups of one sex, combination bath and wash houses, a central type cooking structure, and child-care centers. All of these have been designed for economy and durability of construction. All embody the features mentioned previously. Each design is such that the structure may be used separately, may be added to a group of buildings now in existence, or may be used with any or all of the others in establishing a new camp. Each design is accompanied by a detailed explanation, as well as an indication of how the design may best be used with some of the other designs.

All of the structures are fire resistant, except the roof, and all can be cleaned easily.

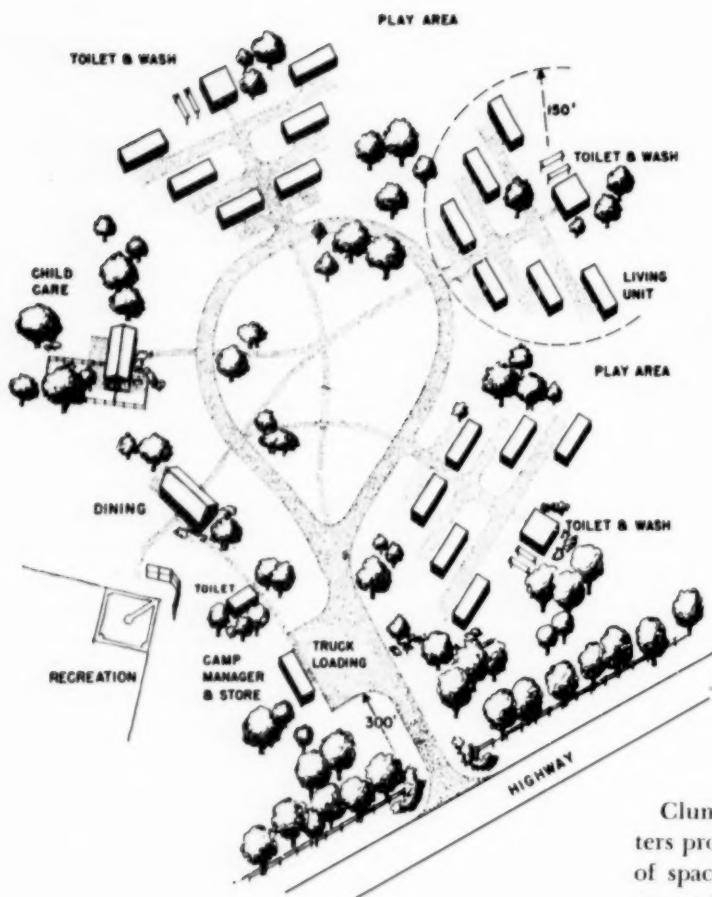


Figure 1. A suggested camp layout

Camp Layout

Eighteen living units are arranged in three groups of six each. All units are within a 150 foot radius of a wash and bath house. The number of people who could be housed depends on the size and type of structure used. By staggering the units as shown, good ventilation, some privacy, and outdoor space for resting are assured. Clothes-drying lines placed as indicated provide convenient hanging space for the families' washing.

Play areas are located between each two groups of living quarters so that children can reach them without having to cross the main drive.

Clumps of trees between the groups of quarters provide shade and serve as natural divisions of space. The trees and shrubs just inside the property line also provide shade as well as screening. The plantings bordering the drive where it enters the property should be low to reduce traffic hazards at that point.

The child-care center is near the central eating space, and the latter is adjacent to the camp manager's post. The toilet next to the manager's office is convenient to the truck loading area, the recreation area, and the eating center.

Adequate space is provided for a number of trucks. This facilitates the loading and unloading of workers and minimizes traffic problems.

As no two camp sites are exactly alike, the arrangement shown will doubtless require alteration to meet special needs and conditions. However, study of this layout will show how specific parts of the camp can be located and arranged to incorporate the principles previously discussed.

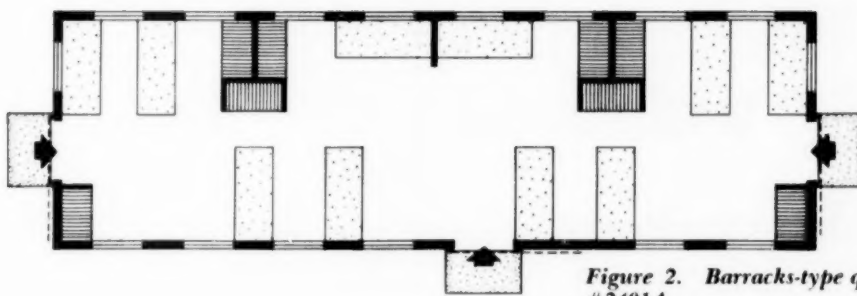


Figure 2. Barracks-type quarters for 20 men. Plan #2401A

Barracks-type Living Quarters

The simplest type of migrant housing provides space for sleeping only and is often called barracks. Space is usually more or less open, as shown in Figure 2, and is best suited for groups of one sex. No provision for cooking or eating is made.

The narrow, rectangular shape of the building offers two distinct advantages. No trussing or post supports are needed for the roof, and adequate cross ventilation is assured.

The building is 16 feet wide and approximately 50 feet long. Ten double bunk beds, arranged as shown, provide uncrowded sleeping space for 20 people. The beds are located to leave three open floor areas where chairs and tables may be placed.

Although only eight storage areas are provided, they are large enough to give the necessary hang and shelf space. Definite assignment of these areas to individuals will prevent confusion and avoid friction among the occupants.

The storage areas are placed to subdivide the floor space and thereby assure some semi-privacy. Even though they appear to overlap the windows, actually they do not. The windows in that

wall are high, and the storage construction does not extend to the ceiling.

The three 4-foot doors allow traffic to enter and leave the building from any one of the three sections without disturbing workers who may be resting.

Another arrangement for this same building is shown in Figure 3. The addition of two complete partitions and one partial partition provides additional wall space, thereby making it possible to install 12 double bunk beds. The capacity is increased to 24 persons. If the partitions across the building are about 6½ feet high, air can circulate over the top of them. No changes have been made in size or location of doors and windows. Free floor space is maintained in each of these sections.

A change in the location of the storage facilities increases the total storage area and provides the semi-privacy needed.

This arrangement is also better for workers of one sex than for family groups. However, it could be used by families if a double bed is substituted for one set of bunk beds in each unit, and the dividing partitions are extended to the ceiling.

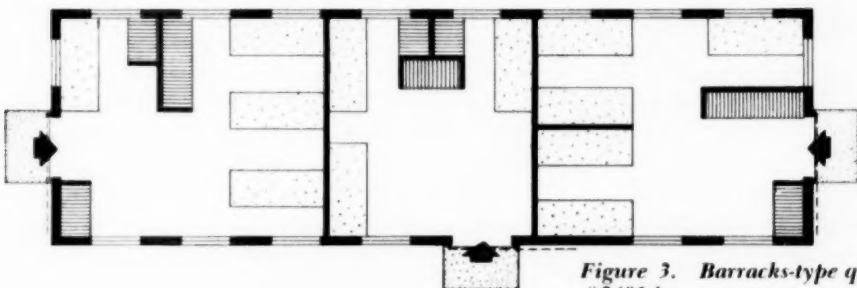


Figure 3. Barracks-type quarters for 24 men. Plan #2401A

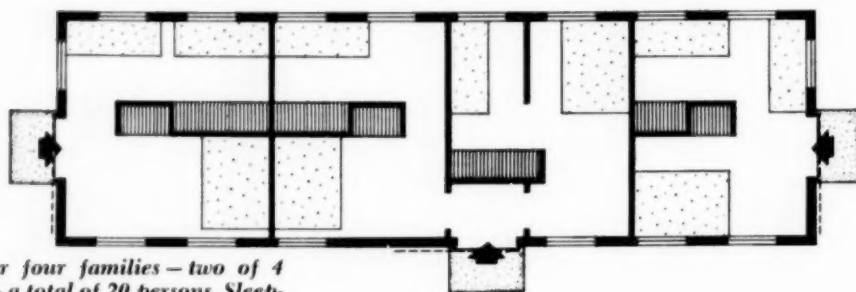


Figure 4. Quarters for four families - two of 4 and two of 6 members - a total of 20 persons. Sleeping and dressing only. Plan #2401B

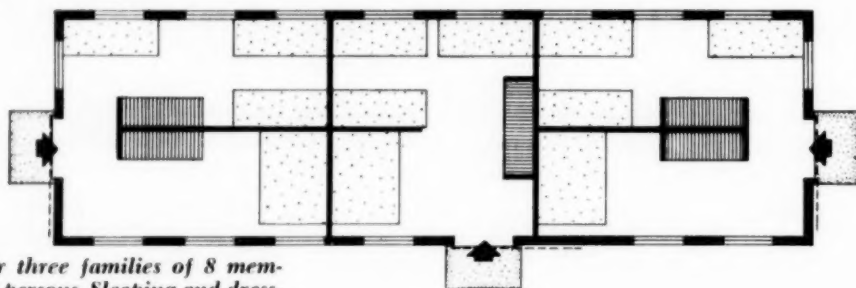


Figure 5. Quarters for three families of 8 members each - a total of 24 persons. Sleeping and dressing only. Plan #2401B

Family Living Units

Figure 4 shows another arrangement of space, within the same building shell, that is suitable for four small families. Three full-height interior partitions are needed. These subdivide the space so that each end section will house a family of six, and each center section provide room for a family of four.

The storage areas are ample and separate the parents' space from that occupied by the children in all but one section. In the latter case a partial wall is used for separation. Free floor space also is allowed although it is not so great as in the preceding arrangements.

Another method of subdividing the space in this structure is shown in Figure 5. Three units for larger families are obtained by using two full-height partitions and some partial partitions. Each unit will accommodate a family of eight.

Again, free floor space and satisfactory storage spaces are provided.

The parents' bed in each section of both arrangements has been placed where the outside

door can be seen. It is not advisable to locate the children's quarters where they can be entered easily.

Since none of these arrangements allows for cooking or eating, these facilities would have to be provided elsewhere.

The two arrangements shown in Figures 6 and 7 provide sleeping and food preparation space for 16 and 18 people respectively.

The common kitchen in Figure 6 is large enough for two stoves, two sinks, and two tables. In this way, both families may prepare and eat meals at the same time, if desired. However, since the seating space is somewhat restricted, the families may prefer to eat at different times. An advance agreement about eating time will be necessary to avoid difficulties.

Provision for separate preparation of food eliminates long delays and prevents confusion or disagreements concerning each family's supplies.

The smaller sleeping space to the right of the kitchen accommodates a family of six. The area to the left of the kitchen can house two

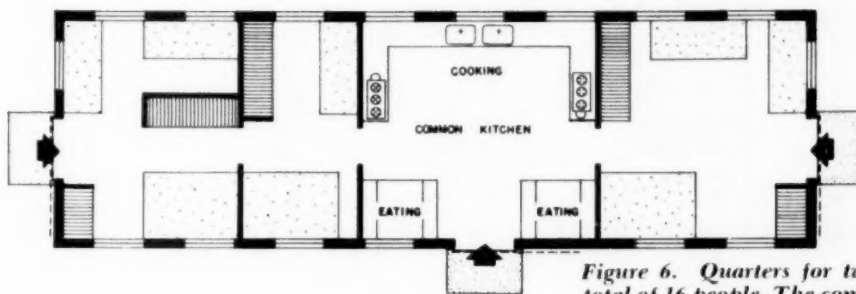


Figure 6. Quarters for two or three families – a total of 16 people. The common kitchen, containing duplicate equipment, to be shared. Plan #2401C

related families – one of four and one of six, or one family of 10. In the latter case, the substitution of a double bunk bed for one of the double beds might be desirable.

In Figure 7 the kitchen space is smaller and contains only one table. A definite agreement about eating times is essential in this case. Duplicate preparation facilities are recommended, however, even though the counter space for each must be reduced.

This smaller kitchen leaves more space elsewhere for sleeping. Consequently the building's capacity is increased to 18.

Figure 8 shows another arrangement, that provides sleeping space for three families, totaling 18 persons, and a cooking and eating area for each family. There are two sections for families of four members and one section for a family of 10.

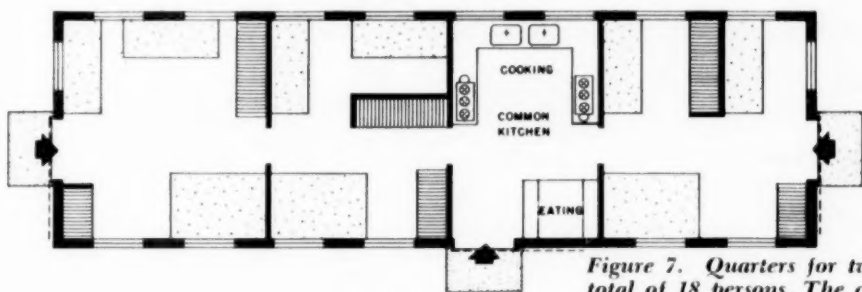


Figure 7. Quarters for two or three families – a total of 18 persons. The common kitchen, having two stoves, two sinks but only one table, to be shared. Plan #2401C

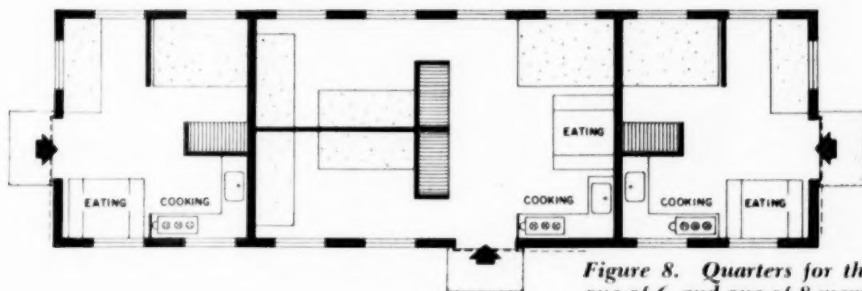


Figure 8. Quarters for three families – one of 4, one of 6, and one of 8 members – a total of 18 persons. Cooking and eating space for each family. Plan #2401D

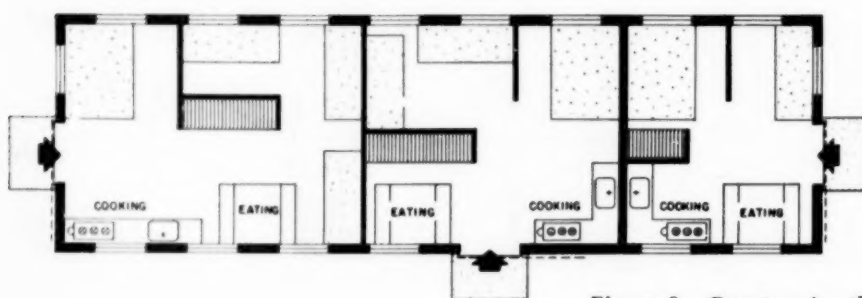


Figure 9. Quarters for three families — one of 4, one of 6, and one of 8 members — a total of 18 persons. Cooking and eating space for each family. Plan #2401D

Figure 10. Exterior of the building used for various floor plans shown in Figures 2 to 9 inclusive



In Figure 9 there is space for one family of four, one family of six, and one family of eight.

In both Figure 8 and Figure 9, the storage areas are ample, and some privacy for the parents has been provided. Each section is equipped with a sink, a counter, a stove, and an eating table.

The exterior of the building used for all of the arrangements — Figures 2-9 inclusive — is shown in Figure 10. The double-hung windows in the front of the building are large, the front and end doors are 4 feet wide, and the roof projection on the front side gives protection from rain and the glare of the sun. The end windows are hinged at the bottom and swing

in, allowing air movement but preventing the entrance of rain. They are placed high so that wall space is available for the double bunk beds. The rear windows are the same type as the end ones. Bath, toilet, and laundry facilities are not included in any of the arrangements thus far and would have to be provided elsewhere.

Quarters for camp managers, other camp staff, or work group leaders can be provided by making a few alterations in the basic shell of the structure used for preceding arrangements.

Such changes include a permanent partition through the center of the building, two doors instead of one in the front wall, and the substi-

tution of windows for the two end doors. Camp managers and camp staff should not have to use the bath houses provided for the workers. If work group leaders are assigned to quarters containing bathrooms, their prestige is enhanced in the eyes of their fellow workers. This in turn increases their effectiveness as leaders. The possibility of obtaining such quarters when appointed to the position of leader also acts as a stimulus to workers who wish to improve their status.

Two possible arrangements are shown in Figures 11 and 12. Each arrangement provides

space for six people, facilities for cooking and eating, three storage areas, and a bathroom containing a lavatory, a toilet, and a shower. Ample free floor space is left for chairs and small tables.

In Figure 11 the parents' sleeping area is separated from the children's quarters by the large storage area. Here, as in the arrangement already shown, the parents are near the door.

Greater privacy is obtained for the children in Figure 12 without decreasing that of the parents. The free floor space is not so great as in Figure 11, but the storage capacity remains the same.

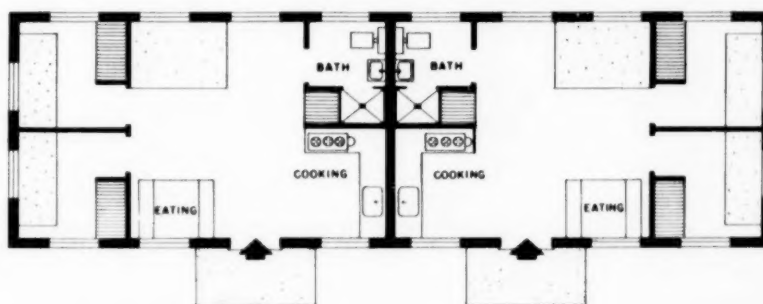
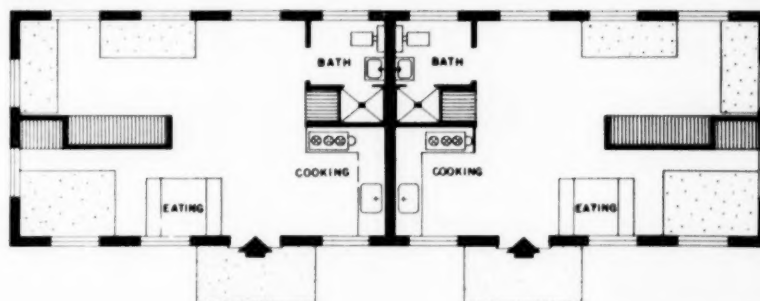


Figure 11. Quarters for camp manager, camp staff, or work group leaders—two families of 6 members each. Separate cooking, eating, and bath facilities. Plan #2402

Figure 12. Another arrangement providing space and facilities for the same number of persons as mentioned in Figure 11. Plan #2402



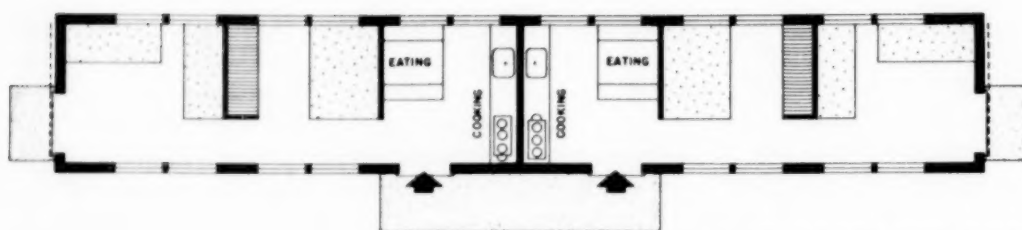


Figure 13. Quarters for two families of 6 members each — a total of 12 persons. Separate cooking and eating space for each family. Plan #2403

Another basic building, approximately 11 feet wide and 61 feet long, is shown in Figure 13. A permanent wall through the center divides it into two sections. Each section provides sleeping space plus a cooking and eating area for a family of six. Adequate storage is available, and its location ensures the needed privacy.

The number and location of the doors and windows provide good light and excellent ventilation.

The sleeping sections of this design can be built at right angles to a longer center section to make a four-family structure for 24 people, as shown in Figure 14. The common kitchen in each half of the building will necessitate an agreement between the two

families who use it, but its location contributes to the privacy of each family.

Successful camp layouts can be achieved by using both arrangements, Figures 13 and 14, to form groups of living units. Bath and laundry facilities would have to be provided in another building.

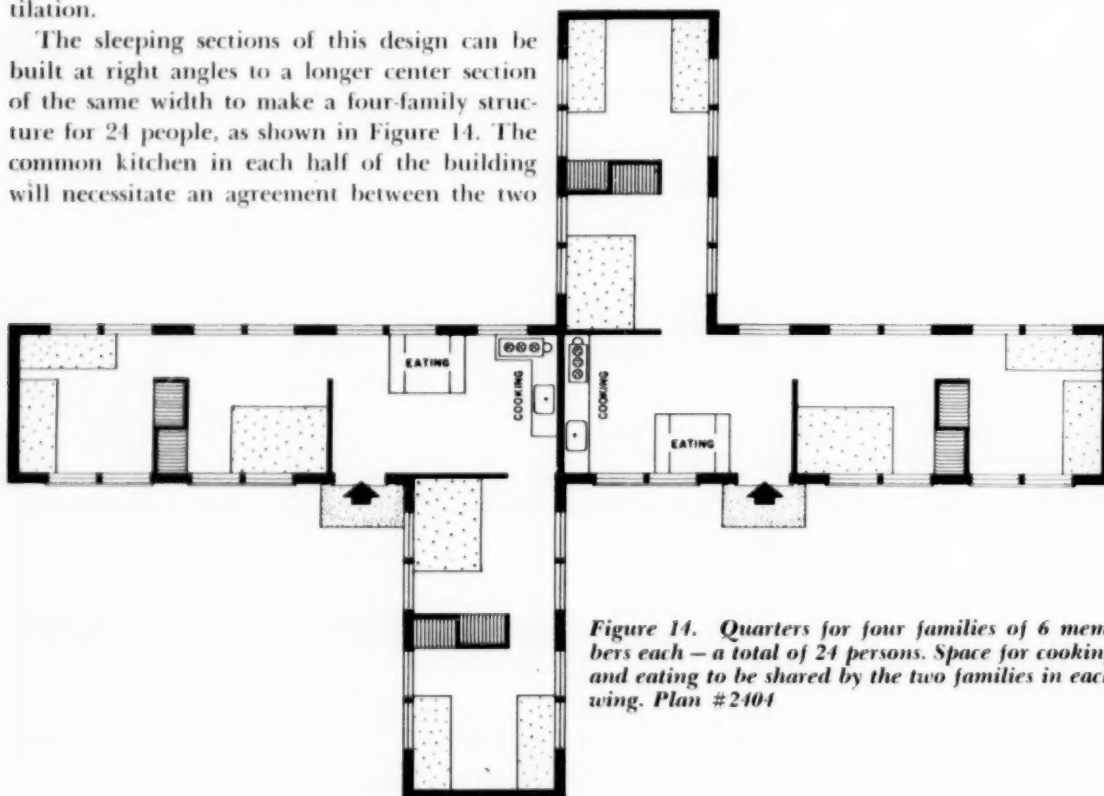


Figure 14. Quarters for four families of 6 members each — a total of 24 persons. Space for cooking and eating to be shared by the two families in each wing. Plan #2404

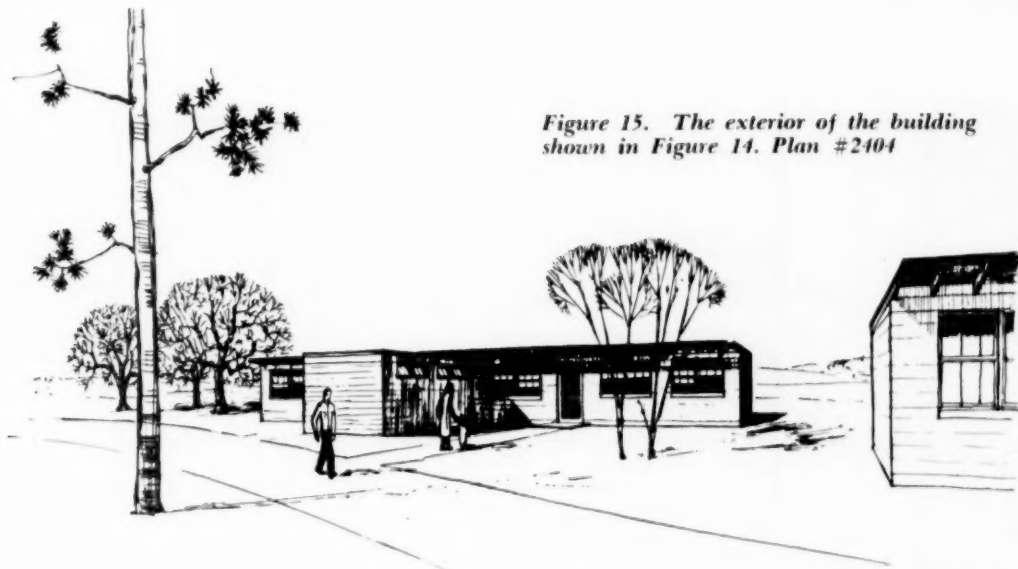


Figure 15. The exterior of the building shown in Figure 14. Plan #2404

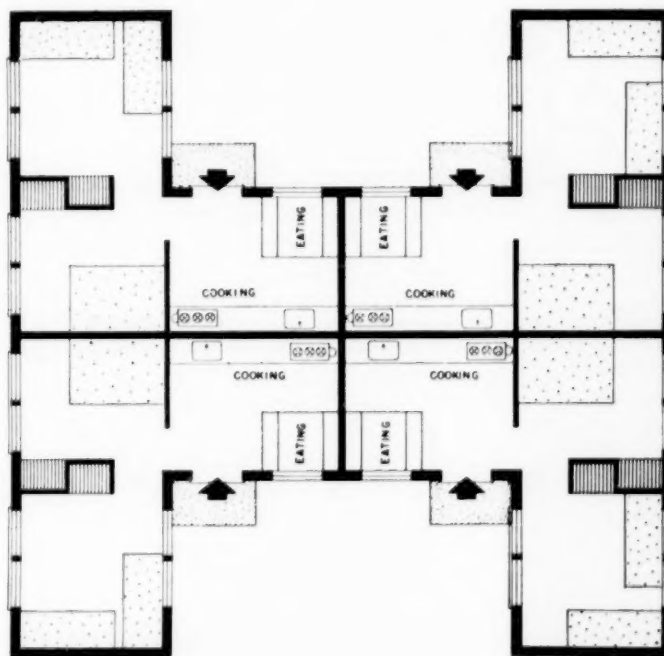
Figure 15 shows the exterior of a building constructed according to the floor plan in Figure 14. The end of another structure is shown at right. This could be one wing of a similar unit or can be the rectangular arrangement shown in Figure 13.

The designs shown in Figures 16, 17, and 18 illustrate other possible arrangements for family

living quarters. The sleeping section of the basic plan (Figure 13) is incorporated in all of these but is modified slightly to permit the necessary traffic circulation.

Figure 16 shows workers' living quarters that include cooking and eating space. This structure would accommodate four families of six members each, or a total of 24 people.

Figure 16. An H-shaped building providing space for four families of 6 members each — a total of 24 persons. Cooking and eating space for each family. Plan #2405



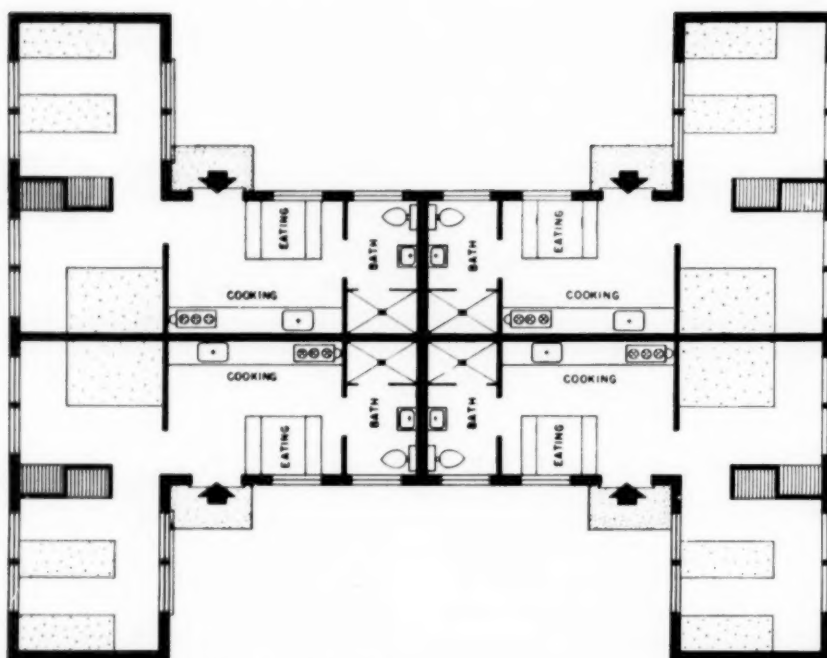


Figure 17. A variation of the plan shown in Figure 16 suitable for quarters used by camp manager, camp staff, and work group leaders. Individual bath facilities are included. Plan #2406

Figure 17 shows the same arrangement as it can be built for use by the camp manager, other camp staff personnel, and/or work group leaders. The center section has been lengthened to provide bathrooms for each living unit.

The bathrooms are grouped in the center of the building to economize on plumbing installations. The sinks in two of the kitchens are close to the bathrooms, thus requiring short piping runs. Slightly longer runs are needed in the other two kitchens. The sinks are placed at the far end of the counters on purpose, so that the fuel tank end of the stoves would be away from the work spaces. These tanks are on the right hand end of most kerosene stoves.

In Figure 18 the layout for the workers' living quarters is the same as shown in Figure 16. The length of the center section has been increased to allow room for bath and toilet facilities. These facilities can be used by the families who occupy the four living units in this structure and by

other families who live in units without bathrooms. Laundry provisions are not included.

The exterior of this building is shown in Figure 19. At the far left is a similar unit, minus bath facilities (Figure 16). The center section of this second building is shorter; otherwise the construction is similar.

A study of all of the designs will show that adequate light and ventilation, ample storage, free floor space, and some privacy is provided in each. Construction is sturdy enough to withstand the natural wear and tear of both the occupants and the weather. Maintenance should not be excessive, and the possibilities of fire damage are at a minimum.

Windows and doors are standardized, and roof spans are short. All of these contribute to economy of construction.

Some of the designs are better suited for the needs of individual growers than others are. But enough variation is offered to meet the requirements of the individual operator and those of groups responsible for labor camps.

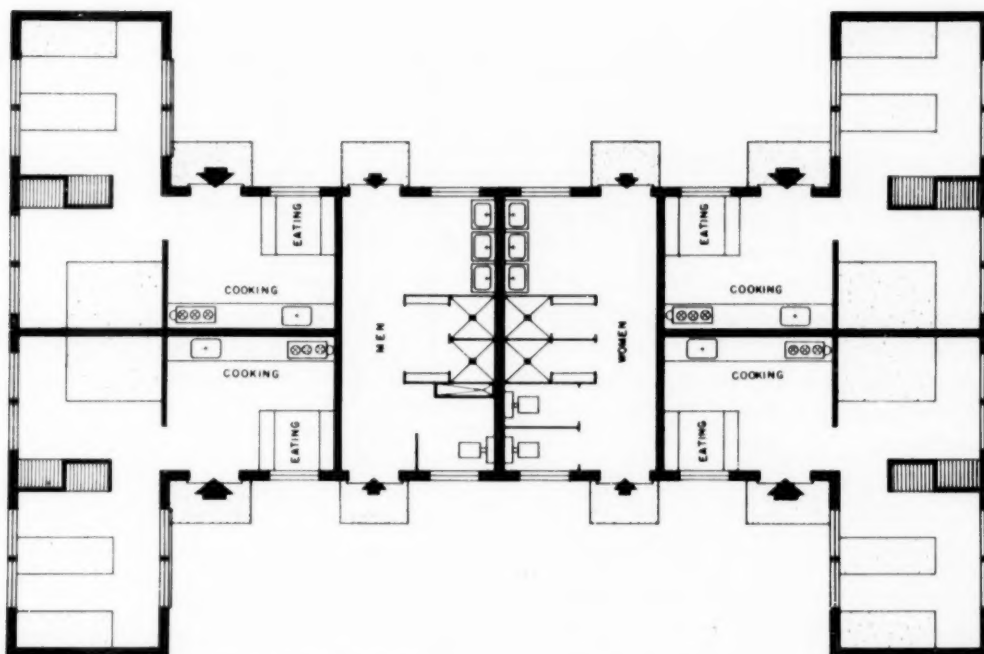


Figure 18. Another variation of the H-shaped arrangement with bath and toilet facilities included to be accessible for workers housed in other buildings. Plan #2407



Figure 19. The exterior of the building shown in plan in Figure 18

Bath and Wash Houses

Adequate toilet, bath, and laundry facilities are essential in every labor camp. They are important for good sanitation and increase the workers' morale. By combining all these facilities in one building, the problem of supplying sufficient hot water is simplified and the cost kept within practical limits.

The location of bath and wash houses with relation to the living units has been discussed on page 12.

Disposal of sewage from such buildings must be in accordance with Public Health Department requirements. Conferences with local officials who are charged with the enforcement of the state regulations are recommended. It is advisable to obtain clearance from these officials before any construction is started. It is their duty to protect the health of the State's citizens, as well as that of the migrant workers. Approval obtained in advance can eliminate troublesome delays, as well as additional investment, that might result from required changes.

The vital core of any bath and laundry structure is the heater room. The water heater and the hot water tank are expensive pieces of equipment. Their operation is part of the camp manager's responsibilities. He should keep the heater room locked so that the workers cannot tamper with the equipment.

In some cases the water pump and the pressure tank also may be installed in the heater room. Individual conditions will control the location of these items.

It costs money to heat water; therefore economy dictates that bath and wash houses be designed to keep the hot water supply lines as short as possible.

Three suggested designs are shown in Figures 20, 21, and 23.

The 22 by 32 foot building in Figure 20 contains four pairs of laundry trays; three showers, four toilets, and a long industrial-type wash sink in the women's section; a common shower room

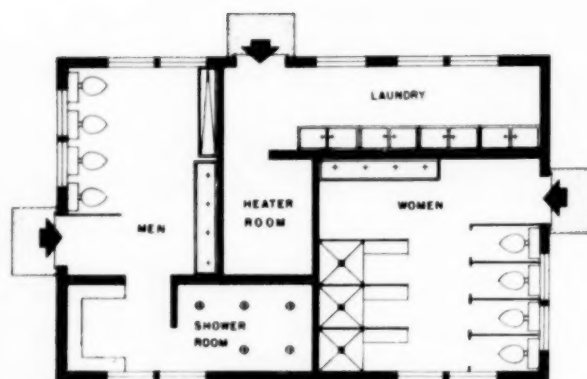


Figure 20. A 22-by-32-foot combination bath and wash house. Plan #2425

with adjacent dressing space, four toilets, a trough-type urinal, and an industrial-type wash sink in the men's section; and a heater room.

Entrance to the men's section is in one end of the building; entrance to the women's section is in the other end. The door to the laundry room is located in the side of the building. Access to the heater room is through the laundry room. The bathing and toilet facilities are placed so that only the wash sinks are visible through the entrances. The shower partitions in the women's section are extended to provide dressing space with each shower.

The equipment requiring hot water — showers, wash sinks, and laundry trays — is located as close to the heater room as possible. The toilets, which require only cold water, are on the outer walls.

All the windows, except those in the laundry room, are high in order to ensure privacy.

A 16 by 52 foot building is shown in Figure 21. The facilities in the women's section are the same as in the preceding design, but the men's shower room is larger and six pairs of trays are provided in the laundry room.

In this plan, entrances to the men's and women's sections are on the same side of the building, but the increased length of the structure makes it possible to locate them some distance apart. Plantings can be used to increase privacy.

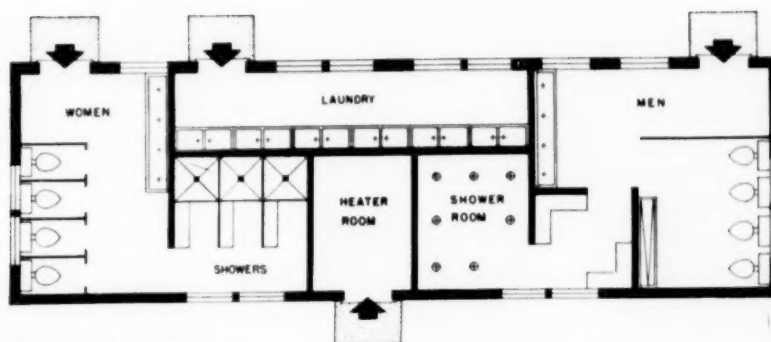


Figure 21. A 16-by-52-foot combination bath and wash house. Plan #2425

The heater room can be entered directly — an advantage when repairs are needed.

Again, all of the fixtures requiring hot water are grouped around the heater room.

Figure 22 shows a 30 by 30 foot bath and wash house. The heater room is larger in this unit than in the other two designs, and one more shower is provided in the women's section. The number of other facilities is the same as in Figure 21.

A definite separation between the men's and women's entrances is necessary. A solid, T-shaped fence is suggested.

As before, the areas where hot water is used are adjacent to the heater room, and the fixtures that require only cold water are on the outer walls.

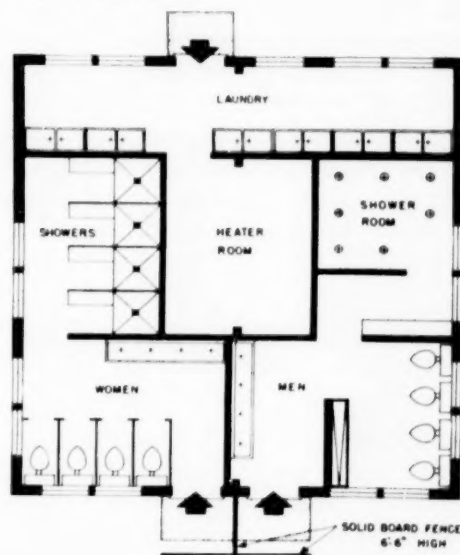
Economy in the use of both hot and cold water can be obtained if care is used in the selection of controls and faucets. Snap-type faucets for all wash sinks, chain-pull type controls for all showers, and a drip-type flush pipe for urinal troughs are recommended. In addition, a master control mixing valve in the shower line is an economy. By placing this valve in the line before it leaves the heater room, no one can reset it except the camp manager.

A key controlled hose bib faucet in each section of bath and wash houses facilitates easy cleaning of the buildings.

Screens are specified for all wall openings.

Specific instructions regarding the use of these buildings is important. Some workers have never used such facilities before, and much of the damage done to them is a result of ignorance. Explanations as to how the fixtures work and the precautions that must be taken will prevent misuse.

Figure 22. A 30-by-30-foot combination bath and wash house. Plan #2425



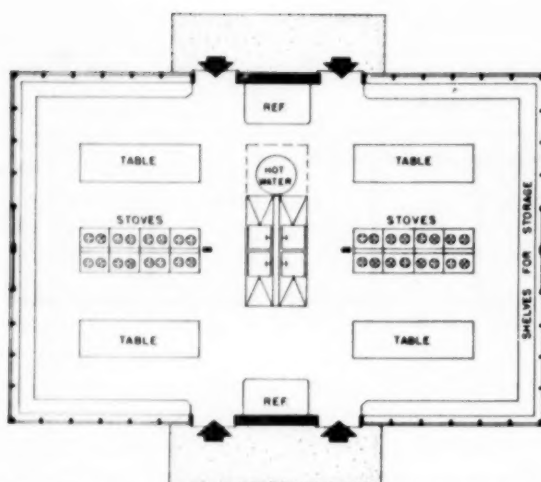


Figure 23. A central cook house containing facilities for the preparation and eating of meals, the washing of dishes, and the storage of food and utensils. Plan #2435

Central Cook House

If cooking and eating facilities are not included in the family living structures nor meals served to the workers by the management, a central building where meals may be prepared is necessary.

The design in Figure 23 is for a 24 by 35 foot building with concrete block walls up to the window sills. Open stud construction, with screen wire over, is used from the sills to the eaves except for the sections between the two doors on each side.

Sufficient space is allowed for 16 two-burner stoves, two double sinks with drainboards, one hot water heater, two domestic-size refrigerators, and four long tables with benches.

Shelves for storage around the outside walls provide space for families to store cooking and eating utensils and supplies.

The floor is concrete and can be hosed clean since all equipment is on legs.

Arrangements between families about meal times are necessary because of the limited amount of table space. The tables serve as preparation surfaces as well as eating spaces.

Child-care Centers

The legislation concerning child-care centers in migrant labor camps outlines certain mandatory services and facilities. Groups contemplating the establishment of day care facilities in farm labor camps should familiarize themselves with Section 390 of the Social Welfare Law, mentioned on page 9.

The designs for the child-care centers shown in Figures 24, 25, and 26 were developed in cooperation with representatives of the New York State Migrant Child Care Program.

Many migrant families have children of pre-school age. Provisions for care of these children permit all of the adult family members to work. Certain definite facilities are needed if this care is to be adequate. Space and equipment must be provided so that the children may play, eat, and sleep. Toilet and washing facilities are also needed. The amount of space and the number of facilities depend on the size of the camp.

Growers who are planning camps can obtain accurate estimates of numbers of children in relation to numbers of adults from studies of labor camps that have been made by the staff of the Migrant Child Care Program.³ The studies also show that the age distribution of pre-school children is as follows:

- 29 per cent under 2 years of age
- 45 per cent 2 to 6 years of age
- 26 per cent over 6 years of age

Space Needs and Space Arrangement

The kind and amount of space needed depends upon the number of children to be cared for. A small center, for 20 children, would require an infants' room, a playroom, a kitchen, a bathroom, and a room for the staff. Space for the staff is necessitated by the long days required during harvest season. When harvest work is at its peak, children are often brought to the center at 6:30 a.m. and not called for until late evening.

A separate room for infants is required by rules of the State Board of Social Welfare. The

³Report of New York State Interdepartmental Committee on Farm and Food Processing Labor 1951.

room should be large enough for "the following furniture and equipment: baby baskets and cribs, cots, play pen, high chairs, potty chairs, refrigerator, chest of drawers, electric plate and a shelf for bathing and changing. Supplies consist of: bottles, chux, cotton, covered glass jars, diapers, nipples, oil, safety pins, powder, quick caps, rattles, swabs, rubber sheets, and toys.

"The small babies must have their baskets or cribs safe from the toddlers' reach."⁴

When the playroom must be used for eating, sleeping, and playing by both the toddlers and the older group, Rule No. 19-4c of the Official Rules of the State Board of Social Welfare specifies a minimum of 30 square feet of floor space per child. If other rooms are provided for sleeping, the space may be reduced to 20 square feet per child. In each case this space is in addition to that required for halls, bathrooms, kitchens, and stationary pieces of furniture.

If a playroom is too large, the children are overawed by it; if it is too small, confusion results. The space should be broken into alcoves or corners for playing house, carpentry, painting, and other types of activities that children like to do in small groups or by themselves. Low portable divisions are satisfactory. A large clear space must be left, however, for group games, story telling, and similar activities.

Easy access to the out-of-doors from both the infants' room and the playroom is important. On sunny days the infants are taken out-of-doors to a protected area. The toddlers and older children like to play out-of-doors part of the time and sometimes are fed there when the weather permits. Rule No. 19-7e requires that "alternate means of egress" be provided.

Children are served several meals a day. The kitchen must be large enough so that meals can be prepared easily. It must have a stove, a sink, and a refrigerator, in addition to ample counter and storage space. Food is purchased in large

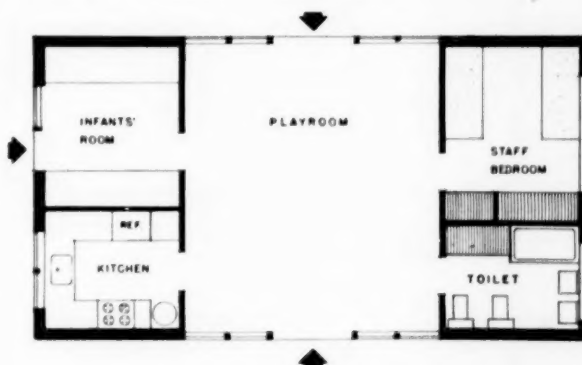
quantities — usually in amounts sufficient for a month. Therefore plenty of storage space is needed.

The bathroom is used by the children and the staff. The fixture ratio is one toilet and lavatory to not more than 15 children. A more desirable ratio is one toilet and lavatory for every 10 children. One bathtub is sufficient as the infants are bathed in their own room. The tub should be installed on a raised platform for the convenience of the staff when bathing the children.

The size of the staff room depends upon the number of persons on the staff. Space is needed for single beds and clothes storage.

The floor plan of a 20-child unit is shown in Figure 24. Space is provided for an infants' room, a kitchen, a general purpose playroom, a staff room for two, and a bathroom. Hang space and built-in storage are provided in the staff room and in the bathroom. The storage needed in the playroom can be obtained with boxes and movable shelves.

Figure 24. A 20-by-37-foot child-care center suitable for 20 children. Plan #2450A



⁴Manual of Practices and Procedures, New York State Migrant Child Care Program 1951.



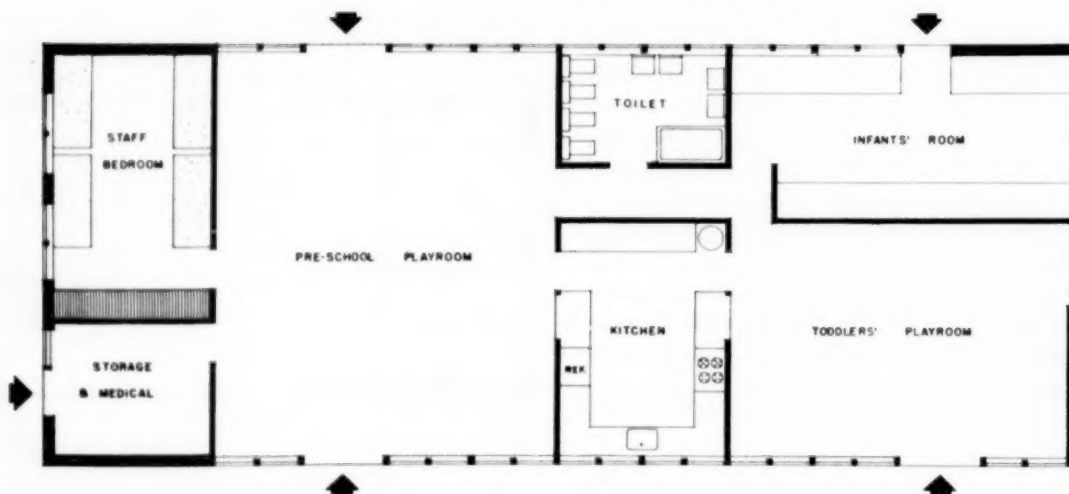
Figure 25. A 24-by-56-foot child-care center suitable for 40 children. Plan #2450B

The 40-child unit shown in Figure 25 has two playrooms—one for toddlers and one for older children—and a storage and medical room in addition to an infants' room, a kitchen, a staff room, and the bathroom. The storage and medical room can be used as an isolation room if necessary. All of the rooms are proportionately larger than in the 20-child unit.

The 60-child unit shown in Figure 26 is the same general design as the 40-child unit except that all of the rooms are larger.

The medical room can be used for the examination and clinical treatment of adults, if there is an outside door into it. In a camp large enough to warrant a child center of this size, some provision for a clinic for adults will be necessary.

Figure 26. A 28-by-68-foot child-care center for 60 children. Plan #2450C



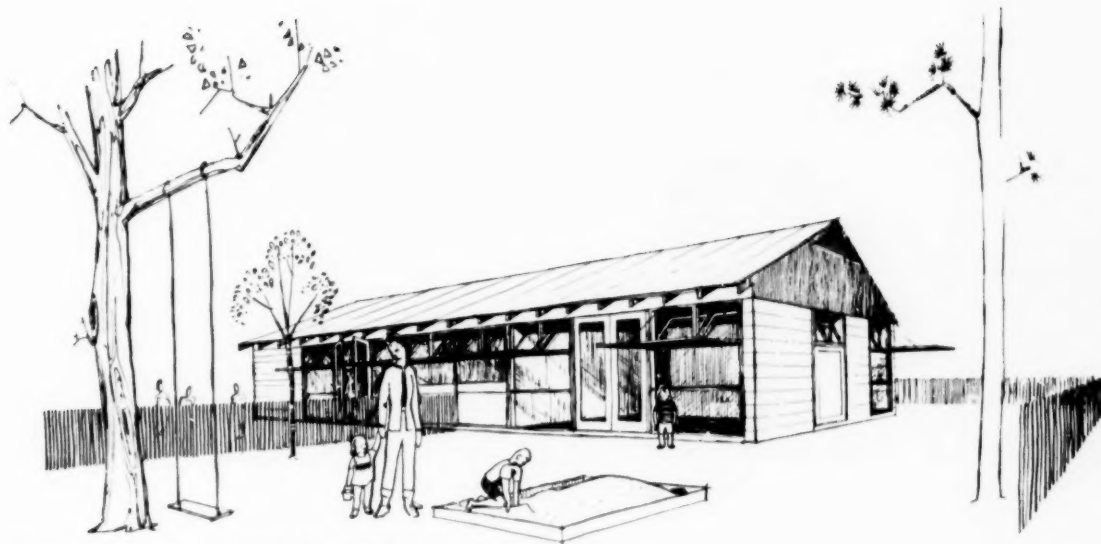


Figure 27. The exterior of the 40 child unit shown in plan in Figure 25

Construction

Figure 27 is an exterior view of the 40-child unit. The end walls are of concrete block. The side walls are screened and equipped with hinged panels that serve as sun shades and can be lowered in bad weather.

A two slope built-up roof is used so that no posts will be needed. Concrete slab floors are specified, and the kitchen and bathroom walls are finished with materials that are easily cleaned.

Outdoor play areas

The outdoor play areas for the toddlers and the pre-school-age children are separated by a fence. Shade trees are important on child care center sites.

Orientation

Centers should be oriented so that full advantage can be taken of the morning and early afternoon sunshine. By placing the staff room on the west end of the building, the glare and heat of the afternoon sun will be broken for the rest of the building.

SUMMARY

The success of much of New York State's fruit and vegetable farming depends upon the availability of seasonal workers. The efficiency of these workers is influenced by the conditions in which they live. Suitable housing attracts good workers and contributes to their efficiency.

Certain provisions dealing with the employment and housing of migrants are specified in existing legislation. This legislation was enacted as a means of protecting the rights, health, and property of the growers, the public, and the workers.

Improved housing will require considerable investment on the part of the growers. Careful planning and sound construction are needed if the housing is to meet the needs of the growers and the workers and if the investment is to be kept within practical limits.

The designs shown in this publication are offered as aids to growers contemplating the construction of new migrant labor housing. The structures meet the requirements listed in the legislation and are economically and structurally sound.

COMPLETE working drawings of the structures shown in this publication are available for a nominal fee. Inquiries concerning them should be addressed to the Department of Housing and Design, Cornell University, Ithaca, New York.

No bills of materials or cost estimates are included. These are omitted because of variations in different parts of the State. Local materials dealers and local builders are the best sources of such information.

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